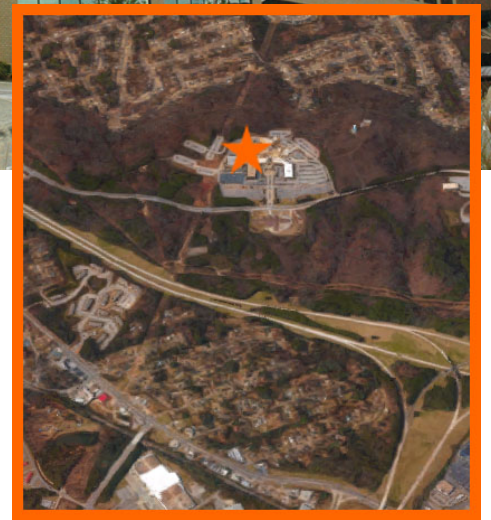


# 46 Medical Park Drive East Birmingham, Alabama 35235

## St. Vincent's East Medical Office Building 46

Available Space



- 205,700 sf - 7 stories
- Balanced mix of healthcare specialties
- Connected to hospital on two floors
- Deli located on first floor of building
- Centrally located - easy access to I-59 and I-459
- ENERGY STAR Certified 2009, 2010, 2011, 2012, and 2013
- 24/7 on-call maintenance
- Onsite management staff
- Competitive lease package

### St. Vincent's East Health System (Ascension Health)

Erected in 1985 the original building was based on a modular plan to allow for future expansions. Presently the hospital serves a medical staff that exceeds 300 in number and is a 362 bed, full-service facility offering such services as an Emergency Department with 28 rooms, 2 trauma bays and 2 subspecialty rooms, a state of the art cardiac diagnostic and intervention center, a nationally accredited cardiac diagnostic and intervention center, cancer treatment center, and a modern radiology and nuclear medicine department. Medical records are being transitioned to fully electronic and presently there is online access to lab, imaging, and all transcription. Records completion is also online.

### LILLIBRIDGE: THE GOLD STANDARD IN HEALTHCARE REAL ESTATE

St. Vincent's East Medical Office Building 46 is owned and managed by Lillibridge, the leader in healthcare real estate. We serve thousands of physicians nationwide with our exclusive focus on medical buildings.

At Lillibridge, we know that choosing a practice space is one of the most important business tasks that physicians face. Our Physicians First<sup>SM</sup> philosophy means we are committed to honesty, integrity and exceptional customer service. Plus, our full line of services run from space planning to move-in coordination; the goal is to get your practice set up as smoothly and quickly as possible, so you can do what you do best: treat patients.

Lillibridge is a wholly owned subsidiary of Ventas (NYSE: VTR), the nation's leading medical office and seniors housing REIT. Our focus, financial strength, and agility help position our clients for success.

### Carla Cabral

Leasing Manager

917.653.0722

carla.cabral@lillibridge.com



FOR MORE INFORMATION VISIT [LILLIBRIDGE.COM](http://LILLIBRIDGE.COM)